

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Denver

State: CO

PJ's Total HOME Allocation Received: \$61,885,445

PJ's Size Grouping*: A

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	A
				PJs in State:	11	
Program Progress:						
% of Funds Committed	94.27 %	94.91 %	6	92.82 %	56	60
% of Funds Disbursed	87.84 %	86.65 %	6	82.38 %	70	65
Leveraging Ratio for Rental Activities	8.31	8.14	1	4.55	100	100
% of Completed Rental Disbursements to All Rental Commitments***	91.46 %	91.25 %	7	80.69 %	65	43
% of Completed CHDO Disbursements to All CHDO Reservations***	66.50 %	73.71 %	10	67.01 %	47	41
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	86.05 %	80.33 %	5	79.23 %	67	58
% of 0-30% AMI Renters to All Renters***	59.52 %	45.85 %	2	44.47 %	86	76
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	95.32 %	94.13 %	9	93.93 %	40	33
Overall Ranking:				In State:	7 / 11	Nationally: 82 77
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$26,292	\$16,840		\$24,984	1,176 Units	48.30 %
Homebuyer Unit	\$21,898	\$6,963		\$14,192	196 Units	8.10 %
Homeowner-Rehab Unit	\$20,100	\$19,190		\$20,036	288 Units	11.80 %
TBRA Unit	\$5,317	\$2,612		\$3,164	774 Units	31.80 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Denver CO

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$83,735	\$97,386	\$25,252
State:*	\$77,830	\$83,546	\$19,844
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ:	3.2 %
National Avg:	1.1 %

R.S. Means Cost Index: 0.94

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	45.7	53.4	21.2	37.9
Black/African American:	29.3	14.5	18.4	26.6
Asian:	0.4	3.1	0.3	0.4
American Indian/Alaska Native:	2.3	0.5	1.0	3.5
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.1
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.5
Asian and White:	0.0	1.0	0.0	0.1
Black/African American and White:	0.1	0.5	0.0	1.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.3
Other Multi Racial:	0.4	1.6	0.0	0.8
Asian/Pacific Islander:	0.5	0.0	0.0	0.1

ETHNICITY:

Hispanic	21.2	25.4	59.0	28.7
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HOUSEHOLD SIZE:

1 Person:	66.5	42.0	32.3	42.9
2 Persons:	13.3	14.5	28.5	18.3
3 Persons:	11.2	20.7	12.2	18.5
4 Persons:	6.1	9.8	13.5	12.0
5 Persons:	1.9	6.7	7.6	4.1
6 Persons:	0.7	4.1	3.1	3.1
7 Persons:	0.2	0.5	1.7	0.6
8 or more Persons:	0.1	1.6	1.0	0.4

HOUSEHOLD TYPE:

Single/Non-Elderly:	57.4	43.0	21.5	71.7
Elderly:	12.4	2.6	29.5	3.5
Related/Single Parent:	19.4	20.7	24.0	19.8
Related/Two Parent:	7.5	21.2	17.4	4.3
Other:	3.3	12.4	7.6	0.8

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	30.9	0.0 [#]
HOME TBRA:	1.9	
Other:	12.1	
No Assistance:	55.1	

of Section 504 Compliant Units / Completed Units Since 2001 321

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Denver State: CO Group Rank: 82
 (Percentile)
 State Rank: 7 / 11 PJs Overall Rank: 77
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	91.46	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	66.5	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	86.05	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	95.32	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	1.79	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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